

18,500 SF Industrial Property For Sale



BROWN
COMMERCIAL GROUP, INC.

3923 W. WEST AVE., MCHENRY, IL 60050

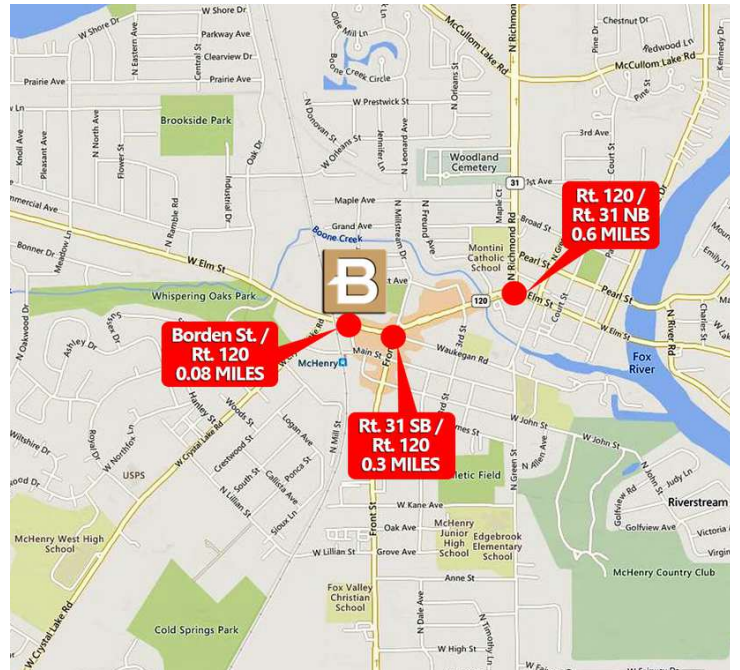


LOCATION DESCRIPTION

Heart of downtown location with easy access to retail/business hub and close to major transportation routes via nearby Rt. 120, Rt. 31.

PROPERTY OVERVIEW

- 18,500 SF Free-Standing Building
- 1,882 ± SF Office Space (5 privates, large conference room, general office space, breakroom. 3 restrooms - 2 in warehouse with locker room)
- 16,618 ± SF Warehouse Space
- 43,560 SF Lot with Ample Parking
- 11'2" - 12' Clear Ceiling Height
- 2 Drive-In Doors (10' x 10')
- 600 Amp, 480 Volt Power
- Built in 1947 with Addition in 1976
- I-1 Industrial District Zoning
- Sale Price: Was \$1,110,000 - NEW PRICE: \$875,000



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// 1400 E. HIGGINS RD. SUITE A, ELK GROVE VILLAGE, IL 60007

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No warranties or representations is made as to the accuracy of the foregoing information. Terms and availability are subject to changes or withdrawal without notice

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